

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|-----------------------|
| 23 | | WYMAN ST, ARLINGTON |

OWNERSHIP

| OWNERSHIP | | | Unit #: |
|-----------|---------------------------|-------|------------|
| Owner 1: | STINSON LINDA J & CYNTHIA | | |
| Owner 2: | | | |
| Owner 3: | | | |
| Street 1: | 23 WYMAN STREET | | |
| Street 2: | | | |
| Twn/City: | ARLINGTON | | |
| St/Prov: | MA | Cntry | Own Occ: Y |
| Postal: | 02474 | Type: | |

PREVIOUS OWNER

| | |
|-----------|-------|
| Owner 1: | |
| Owner 2: | |
| Street 1: | |
| Twn/City: | |
| St/Prov: | Cntry |
| Postal: | |

NARRATIVE DESCRIPTION

This parcel contains .152 Sq. Ft. of land mainly classified as Two Family with a Multi-Convener Building built about 1880, having primarily Asbestos Exterior and 3228 Square Feet, with 2 Units, 3 Baths, 0 3/4 Bath, 0 HalfBath, 12 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |
| | | | |
| | | | |

PROPERTY FACTORS

| Item | Code | Description | % | Item | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z | R2 | TWO FAMIL | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

[illegible]

| | | | | | | | | | | | | | |
|--------------|---------|--------------|------|-------------|-----|------------|---------------|-----------|--------|---------|------------|--------|---------|
| Total AC/HA: | 0.15230 | Total SF/SM: | 6634 | Parcel LUC: | 104 | Two Family | Prime NB Desc | ARLINGTON | Total: | 495,215 | Spl Credit | Total: | 495,200 |
|--------------|---------|--------------|------|-------------|-----|------------|---------------|-----------|--------|---------|------------|--------|---------|

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

IN PROCESS APPRAISAL SUMMARY

| | | | | | | | |
|-------------------------|-----------|--------------------------------|------------|------------|-------------|-------------------|-----------|
| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value | Legal Description | User Acct |
| 104 | 6634.000 | 485,600 | | 495,200 | 980,800 | | 21452 |
| | | | | | | | GIS Ref |
| | | | | | | | GIS Ref |
| Total Card | 0.152 | 485,600 | | 495,200 | 980,800 | Entered Lot Size | GIS Ref |
| Total Parcel | 0.152 | 485,600 | | 495,200 | 980,800 | Total Land: | Insp Date |
| Source: Market Adj Cost | | Total Value per SQ unit /Card: | 303.84 | /Parcel: | 303.84 | Land Unit Type: | 12/27/17 |

PREVIOUS ASSESSMENT

| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | Date | |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|------------------|
| 2022 | 104 | FV | 485,600 | 0 | 6,634. | 495,200 | 980,800 | | Year end | 12/23/2021 | PRINT |
| 2021 | 104 | FV | 462,100 | 0 | 6,634. | 495,200 | 957,300 | | Year End Roll | 12/10/2020 | Date Time |
| 2020 | 104 | FV | 462,300 | 0 | 6,634. | 495,200 | 957,500 | 957,500 | Year End Roll | 12/18/2019 | 12/29/21 21:42:3 |
| 2019 | 104 | FV | 368,300 | 0 | 6,634. | 526,200 | 894,500 | 894,500 | Year End Roll | 1/3/2019 | LAST REV |
| 2018 | 104 | FV | 368,200 | 0 | 6,634. | 383,800 | 752,000 | 752,000 | Year End Roll | 12/20/2017 | Date Time |
| 2017 | 104 | FV | 344,800 | 0 | 6,634. | 334,300 | 679,100 | 679,100 | Year End Roll | 1/3/2017 | |
| 2016 | 104 | FV | 344,800 | 0 | 6,634. | 284,700 | 629,500 | 629,500 | Year End | 1/4/2016 | 12/11/17 13:13:3 |
| 2015 | 104 | FV | 286,300 | 0 | 6,634. | 278,600 | 564,900 | 564,900 | Year End Roll | 12/11/2014 | ekelly |

SALES INFORMATION

TAX DISTRICT

[illegible]

BUILDING PERMITS

[illegible]

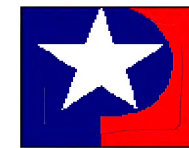
ACTIVITY INFORMATION

| Date | Result | By | Name |
|-----------|-------------|-----|---------|
| 10/7/2017 | MEAS&NOTICE | HS | Hanne S |
| 5/14/2009 | Measured | 189 | PATRIOT |
| 2/25/2000 | Measured | 264 | PATRIOT |
| 4/27/1995 | | PM | Peter M |
| | | | |
| | | | |
| | | | |
| | | | |

Sign: _____

VERIFICATION OF VISIT NOT DATA

___/___/___



Patriot
Properties Inc.

USER DEFINED

| | | |
|---|----------------|-------|
| | Prior Id # 1: | 21452 |
| | Prior Id # 2: | |
| | Prior Id # 3: | |
| | Prior Id # 1: | |
| | Prior Id # 2: | |
| | Prior Id # 3: | |
| | Prior Id # 1: | |
| 9 | Prior Id # 2: | |
| | Prior Id # 3: | |
| | ASR Map: | |
| | Fact Dist: | |
| | Reval Dist: | |
| | Year: | |
| | LandReason: | |
| | BldReason: | |
| | CivilDistrict: | |
| | Ratio: | |
| | | |
| | | |

